

**Electronic Articles of Organization
For
Florida Limited Liability Company**

L12000100108
FILED 8:00 AM
August 03, 2012
Sec. Of State
clewis

Article I

The name of the Limited Liability Company is:

VICTORIA ONE ANCHOR BAY LLC

Article II

The street address of the principal office of the Limited Liability Company is:

2025 MIAMI ROAD
FT. LAUDERDALE, FL. 33316

The mailing address of the Limited Liability Company is:

1684 VICTORIA POINTE CIRCLE
WESTON, FL. 33327

Article III

The purpose for which this Limited Liability Company is organized is:

ANY AND ALL LAWFUL BUSINESS.

Article IV

The name and Florida street address of the registered agent is:

JERRY P SLUBOWSKI
1684 VICTORIA POINTE CIRCLE
WESTON, FL. 33327

Having been named as registered agent and to accept service of process for the above stated limited liability company at the place designated in this certificate, I hereby accept the appointment as registered agent and agree to act in this capacity. I further agree to comply with the provisions of all statutes relating to the proper and complete performance of my duties, and I am familiar with and accept the obligations of my position as registered agent.

Registered Agent Signature: JERRY SLUBOWSKI

Article V

The name and address of managing members/managers are:

Title: MGRM
VICTORIA ONE LLC
1684 VICTORIA POINTE CIRCLE
WESTON, FL. 33327

Title: MGR
TPL INVESTMENTS, LLC
17501 BISCAYNE BLVD, SUITE 300
AVENTURA, FL. 33160

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Article VI

The effective date for this Limited Liability Company shall be:

08/01/2012

Signature of member or an authorized representative of a member

Electronic Signature: JERRY SLUBOWSKI

I am the member or authorized representative submitting these Articles of Organization and affirm that the facts stated herein are true. I am aware that false information submitted in a document to the Department of State constitutes a third degree felony as provided for in s.817.155, F.S. I understand the requirement to file an annual report between January 1st and May 1st in the calendar year following formation of the LLC and every year thereafter to maintain "active" status.